

# Annual Urban Renewal Report, Fiscal Year 2022 - 2023

## Levy Authority Summary

Local Government Name: URBANDALE  
Local Government Number: 77G726

Active Urban Renewal Areas	U.R. #	# of Tif Taxing Districts
URBANDALE FAWN CREEK URBAN RENEWAL	77045	4
URBANDALE DOWNTOWN NEIGHBORHOOD URBAN RENEWAL	77047	10
URBANDALE NW MARKET CENTER URBAN RENEWAL	77061	11
URBANDALE WESTOVER URBAN RENEWAL	77065	3

**TIF Debt Outstanding:** 56,629,646

<b>TIF Sp. Rev. Fund Cash Balance as of 07-01-2022:</b>	<b>14,828,331</b>	<b>0</b>	<b>Amount of 07-01-2022 Cash Balance Restricted for LMI</b>
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TIF Revenue:	9,918,452
TIF Sp. Revenue Fund Interest:	432,980
Property Tax Replacement Claims	0
Asset Sales & Loan Repayments:	0
<b>Total Revenue:</b>	<b>10,351,432</b>

Rebate Expenditures:	1,128,824
Non-Rebate Expenditures:	6,192,142
Returned to County Treasurer:	0
<b>Total Expenditures:</b>	<b>7,320,966</b>

<b>TIF Sp. Rev. Fund Cash Balance as of 06-30-2023:</b>	<b>17,858,797</b>	<b>0</b>	<b>Amount of 06-30-2023 Cash Balance Restricted for LMI</b>
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**Year-End Outstanding TIF  
Obligations, Net of TIF Special  
Revenue Fund Balance:** 31,449,883

# ♣ Annual Urban Renewal Report, Fiscal Year 2022 - 2023

## Urban Renewal Area Data Collection

Local Government Name: URBANDALE (77G726)  
 Urban Renewal Area: URBANDALE FAWN CREEK URBAN RENEWAL  
 UR Area Number: 77045

UR Area Creation Date: 06/1991

UR Area Purpose: see attached

Tax Districts within this Urban Renewal Area	Base No.	Increment No.	Increment Value Used
URBANDALE CITY/URB SCH/URB SS/96 FAWN CRK TIF INCR	770572	770574	0
URBANDALE CITY/URB SCH/URB SS/01 FAWN CRK AMD TIF INCR	770614	770615	0
URBANDALE CITY AG/URB SCH/URB SS/96 FAWN CRK TIF INCR	770616	770617	0
URBANDALE CITY AG/URB SCH/URB SS/01 FAWN CRK AMD TIF INCR	770777	770778	0

## Urban Renewal Area Value by Class - 1/1/2021 for FY 2023

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	168,330	191,105,630	0	0	0	-79,636	191,194,324	0	191,194,324
Taxable	149,884	103,445,892	0	0	0	-79,636	103,516,140	0	103,516,140
Homestead Credits									352

**TIF Sp. Rev. Fund Cash Balance as of 07-01-2022:** 0 0 **Amount of 07-01-2022 Cash Balance Restricted for LMI**

TIF Revenue:	0
TIF Sp. Revenue Fund Interest:	0
Property Tax Replacement Claims	0
Asset Sales & Loan Repayments:	0
<b>Total Revenue:</b>	<b>0</b>

Rebate Expenditures:	0
Non-Rebate Expenditures:	0
Returned to County Treasurer:	0
<b>Total Expenditures:</b>	<b>0</b>

**TIF Sp. Rev. Fund Cash Balance as of 06-30-2023:** 0 0 **Amount of 06-30-2023 Cash Balance Restricted for LMI**

## ♣ Annual Urban Renewal Report, Fiscal Year 2022 - 2023

Original 6/25/91, with amendments to add territory 7/30/1996 and 10/30/2001.  
Blight & ED for original and 1996 amendment. ED only for 2001 amendment.

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Sum of Private Investment Made Within This Urban Renewal Area  
during FY 2023

## ♣ Annual Urban Renewal Report, Fiscal Year 2022 - 2023

### TIF Taxing District Data Collection

Local Government Name: URBANDALE (77G726)  
 Urban Renewal Area: URBANDALE FAWN CREEK URBAN RENEWAL (77045)  
 TIF Taxing District Name: URBANDALE CITY/URB SCH/URB SS/96 FAWN CRK TIF INCR  
 TIF Taxing District Inc. Number: 770574  
 TIF Taxing District Base Year: 1996  
 FY TIF Revenue First Received: 1999  
 Subject to a Statutory end date? No

UR Designation	
Slum	No
Blighted	06/1991
Economic Development	06/1991

### TIF Taxing District Value by Class - 1/1/2021 for FY 2023

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	190,219,230	0	0	0	-79,636	190,139,594	0	190,139,594
Taxable	0	102,966,082	0	0	0	-79,636	102,886,446	0	102,886,446
Homestead Credits									352

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2023	819,780	102,886,446	0	102,886,446	3,136,553

FY 2023 TIF Revenue Received: 0

### TIF Taxing District Data Collection

Local Government Name: URBANDALE (77G726)  
 Urban Renewal Area: URBANDALE FAWN CREEK URBAN RENEWAL (77045)  
 TIF Taxing District Name: URBANDALE CITY/URB SCH/URB SS/01 FAWN CRK AMD TIF INCR  
 TIF Taxing District Inc. Number: 770615  
 TIF Taxing District Base Year: 2000  
 FY TIF Revenue First Received:  
 Subject to a Statutory end date? No

UR Designation	
Slum	No
Blighted	No
Economic Development	10/2001

### TIF Taxing District Value by Class - 1/1/2021 for FY 2023

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	886,400	0	0	0	0	886,400	0	886,400
Taxable	0	479,810	0	0	0	0	479,810	0	479,810
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2023	132,450	479,810	0	479,810	14,627

FY 2023 TIF Revenue Received: 0

## ♣ Annual Urban Renewal Report, Fiscal Year 2022 - 2023

### TIF Taxing District Data Collection

Local Government Name: URBANDALE (77G726)  
 Urban Renewal Area: URBANDALE FAWN CREEK URBAN RENEWAL (77045)  
 TIF Taxing District Name: URBANDALE CITY AG/URB SCH/URB SS/96 FAWN CRK TIF INCR  
 TIF Taxing District Inc. Number: 770617  
 TIF Taxing District Base Year: 1996  
 FY TIF Revenue First Received: 1999  
 Subject to a Statutory end date? No

UR Designation	
Slum	No
Blighted	07/1996
Economic Development	07/1996

### TIF Taxing District Value by Class - 1/1/2021 for FY 2023

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	168,330	0	0	0	0	0	168,330	0	168,330
Taxable	149,884	0	0	0	0	0	149,884	0	149,884
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2023	168,330	0	0	0	0

FY 2023 TIF Revenue Received: 0

### TIF Taxing District Data Collection

Local Government Name: URBANDALE (77G726)  
 Urban Renewal Area: URBANDALE FAWN CREEK URBAN RENEWAL (77045)  
 TIF Taxing District Name: URBANDALE CITY AG/URB SCH/URB SS/01 FAWN CRK AMD TIF INCR  
 TIF Taxing District Inc. Number: 770778  
 TIF Taxing District Base Year: 2000  
 FY TIF Revenue First Received:  
 Subject to a Statutory end date? No

UR Designation	
Slum	No
Blighted	No
Economic Development	10/2001

### TIF Taxing District Value by Class - 1/1/2021 for FY 2023

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	0	0	0	0	0	0	0	0
Taxable	0	0	0	0	0	0	0	0	0
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2023	0	0	0	0	0

FY 2023 TIF Revenue Received: 0

# ◆ Annual Urban Renewal Report, Fiscal Year 2022 - 2023

## Urban Renewal Area Data Collection

Local Government Name: URBANDALE (77G726)  
 Urban Renewal Area: URBANDALE DOWNTOWN NEIGHBORHOOD URBAN RENEWAL  
 UR Area Number: 77047  
 UR Area Creation Date: 11/1995  
 UR Area Purpose: see attached

Tax Districts within this Urban Renewal Area	Base No.	Increment No.	Increment Value Used
URBANDALE CITY/URB SCH/URB SS/16 DWT NBRHD AMD TIF INCR	770301	770302	10,082,339
URBANDALE CITY AG/URB SCH/URB SS/16 DWT NBRHD AMD TIF INCR	770303	770304	0
URBANDALE CITY/URB SCH/URB WIND HTS SS/16 DWT NBRHD AMD TIF INCR	770305	770306	430,975
URBANDALE CITY AG/URB SCH/URB W HTS SS/16 DWT NBRHD AMD TIF INCR	770307	770308	0
URBANDALE CITY/WDM SCH/URB SS/16 DWT NBRHD AMD TIF INCR	770309	770310	0
URBANDALE CITY AG/WDM SCH/URB SS/16 DWT NBRHD AMD TIF INCR	770311	770312	0
URBANDALE CITY/URB SCH/URB SS/95 DWT NBRHD TIF INCR	770388	770389	1,596,571
URBANDALE CITY/URB SCH/URB WIND-HTS SS/95 DWT NBRHD TIF INCR	770390	770391	6,762,976
URBANDALE CITY/JOHNSTON SCH/URB SS/09 DWT NBRHD AMD TIF INCR	770752	770753	206,040
URBANDALE CITY/URB SCH/URB SS/09 DWT NBRHD AMD TIF INCR	770754	770755	2,237,795

## Urban Renewal Area Value by Class - 1/1/2021 for FY 2023

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	11,763,400	178,708,710	0	0	-12,964	228,437,436	0	228,437,436
Taxable	0	6,367,562	160,837,839	0	0	-12,964	191,403,604	0	191,403,604
Homestead Credits									40

**TIF Sp. Rev. Fund Cash Balance as of 07-01-2022:** 978,486 0 **Amount of 07-01-2022 Cash Balance Restricted for LMI**

TIF Revenue: 638,603  
 TIF Sp. Revenue Fund Interest: 27,878  
 Property Tax Replacement Claims: 0  
 Asset Sales & Loan Repayments: 0  
**Total Revenue: 666,481**

Rebate Expenditures: 80,481  
 Non-Rebate Expenditures: 239,700  
 Returned to County Treasurer: 0  
**Total Expenditures: 320,181**

**TIF Sp. Rev. Fund Cash Balance as of 06-30-2023:** 1,324,786 0 **Amount of 06-30-2023 Cash Balance Restricted for LMI**

## Projects For URBANDALE DOWNTOWN NEIGHBORHOOD URBAN RENEWAL

### 75th & Douglas Ave Turnlanes

Description:	installation of turn lanes at 75th & Douglas Ave
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

### DUNA Development Agreements

Description:	Economic Development incentive agreements
Classification:	Commercial - retail
Physically Complete:	No
Payments Complete:	No

### Legal costs

Description:	legal costs incurred to maintain the plan documents
Classification:	Administrative expenses
Physically Complete:	No
Payments Complete:	No

### 86th Street Preservation Phase II

Description:	Resurfacing 86th St from Hickman to Douglas
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

### Merle Hay Stormwater improvements

Description:	Merle Hay road stormwater improvements
Classification:	Acquisition of property
Physically Complete:	Yes
Payments Complete:	No

# Debts/Obligations For URBANDALE DOWNTOWN NEIGHBORHOOD URBAN RENEWAL

## 2018B GO Bond

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	545,000
Interest:	66,950
Total:	611,950
Annual Appropriation?:	No
Date Incurred:	04/10/2018
FY of Last Payment:	2028

## Legal costs

Debt/Obligation Type:	Other Debt
Principal:	0
Interest:	0
Total:	0
Annual Appropriation?:	Yes
Date Incurred:	07/01/2015
FY of Last Payment:	2030

## Rebates to Urban Town Center LLC

Debt/Obligation Type:	Rebates
Principal:	71,858
Interest:	0
Total:	71,858
Annual Appropriation?:	Yes
Date Incurred:	09/26/2017
FY of Last Payment:	2023

## Rebates to ReMarc Enterprises

Debt/Obligation Type:	Rebates
Principal:	29,153
Interest:	0
Total:	29,153
Annual Appropriation?:	Yes
Date Incurred:	04/07/2020
FY of Last Payment:	2023

## 2020B GO Bond

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	100,000
Interest:	132,550
Total:	232,550
Annual Appropriation?:	No
Date Incurred:	04/07/2020
FY of Last Payment:	2030

## 2023 GO Bond

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	600,000



Interest:	96,500
Total:	696,500
Annual Appropriation?:	No
Date Incurred:	04/18/2023
FY of Last Payment:	2033

## Non-Rebates For URBANDALE DOWNTOWN NEIGHBORHOOD URBAN RENEWAL

TIF Expenditure Amount:	100,550
Tied To Debt:	2018B GO Bond
Tied To Project:	75th & Douglas Ave Turnlanes

TIF Expenditure Amount:	0
Tied To Debt:	Legal costs
Tied To Project:	Legal costs

TIF Expenditure Amount:	139,150
Tied To Debt:	2020B GO Bond
Tied To Project:	86th Street Preservation Phase II

## Rebates For URBANDALE DOWNTOWN NEIGHBORHOOD URBAN RENEWAL

### 3701 86th; Urban Town Center

TIF Expenditure Amount:	71,858
Rebate Paid To:	Urban Town Center LLC
Tied To Debt:	Rebates to Urban Town Center LLC
Tied To Project:	DUNA Development Agreements
Projected Final FY of Rebate:	2023

### 4404 Merle Hay Rd

TIF Expenditure Amount:	8,623
Rebate Paid To:	Remarc Enterprises LLC
Tied To Debt:	Rebates to ReMarc Enterprises
Tied To Project:	DUNA Development Agreements
Projected Final FY of Rebate:	2026

## Jobs For URBANDALE DOWNTOWN NEIGHBORHOOD URBAN RENEWAL

Project:	DUNA Development Agreements
Company Name:	Urban Town Center, LLC
Date Agreement Began:	09/26/2017
Date Agreement Ends:	12/31/2023
Number of Jobs Created or Retained:	1
Total Annual Wages of Required Jobs:	0
Total Estimated Private Capital Investment:	4,200,000
Total Estimated Cost of Public Infrastructure:	0

Project:	DUNA Development Agreements
Company Name:	ReMarc Enterprises
Date Agreement Began:	04/07/2020
Date Agreement Ends:	12/31/2025
Number of Jobs Created or Retained:	1
Total Annual Wages of Required Jobs:	0
Total Estimated Private Capital Investment:	2,000,000
Total Estimated Cost of Public Infrastructure:	0

## ◆ Annual Urban Renewal Report, Fiscal Year 2022 - 2023

Original plan 1995-Blight & ED. Amend & restate 2009 to add territory, making it mixed area. Amend #1 2012 to confirm mixed. Amend #2 2017 to add land & new ordinance. Amend #3 2022 to remove land & new ordinance. Amend #4 7/2022.

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Sum of Private Investment Made Within This Urban Renewal Area  
during FY 2023

0

**TIF Taxing District Data Collection**

Local Government Name:	URBANDALE (77G726)
Urban Renewal Area:	URBANDALE DOWNTOWN NEIGHBORHOOD URBAN RENEWAL (77047)
TIF Taxing District Name:	URBANDALE CITY/URB SCH/URB SS/16 DWT NBRHD AMD TIF INCR
TIF Taxing District Inc. Number:	770302
TIF Taxing District Base Year:	2015
FY TIF Revenue First Received:	0
Subject to a Statutory end date?	No

UR Designation	
Slum	No
Blighted	No
Economic Development	No

**TIF Taxing District Value by Class - 1/1/2021 for FY 2023**

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	5,041,500	62,815,590	0	0	-3,704	82,221,386	0	82,221,386
Taxable	0	2,728,984	56,534,031	0	0	-3,704	68,418,913	0	68,418,913
Homestead Credits									20

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2023	59,715,800	22,509,290	10,082,339	12,426,951	378,843

FY 2023 TIF Revenue Received: 293,099

**TIF Taxing District Data Collection**

Local Government Name:	URBANDALE (77G726)
Urban Renewal Area:	URBANDALE DOWNTOWN NEIGHBORHOOD URBAN RENEWAL (77047)
TIF Taxing District Name:	URBANDALE CITY AG/URB SCH/URB SS/16 DWT NBRHD AMD TIF INCR
TIF Taxing District Inc. Number:	770304
TIF Taxing District Base Year:	2015
FY TIF Revenue First Received:	
Subject to a Statutory end date?	No

UR Designation	
Slum	No
Blighted	No
Economic Development	No

**TIF Taxing District Value by Class - 1/1/2021 for FY 2023**

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	0	0	0	0	0	0	0	0
Taxable	0	0	0	0	0	0	0	0	0
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2023	0	0	0	0	0

FY 2023 TIF Revenue Received: 0

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## TIF Taxing District Data Collection

Local Government Name:	URBANDALE (77G726)
Urban Renewal Area:	URBANDALE DOWNTOWN NEIGHBORHOOD URBAN RENEWAL (77047)
TIF Taxing District Name:	URBANDALE CITY/URB SCH/URB WIND HTS SS/16 DWT NBRHD AMD TIF INCR
TIF Taxing District Inc. Number:	770306
TIF Taxing District Base Year:	2015
FY TIF Revenue First Received:	0
Subject to a Statutory end date?	No

UR Designation	
Slum	No
Blighted	No
Economic Development	No

### TIF Taxing District Value by Class - 1/1/2021 for FY 2023

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	3,143,700	0	0	0	-5,556	3,138,144	0	3,138,144
Taxable	0	1,701,692	0	0	0	-5,556	1,696,136	0	1,696,136
Homestead Credits									7

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2023	2,193,900	949,800	430,975	518,825	15,922

FY 2023 TIF Revenue Received: 12,838

## TIF Taxing District Data Collection

Local Government Name:	URBANDALE (77G726)
Urban Renewal Area:	URBANDALE DOWNTOWN NEIGHBORHOOD URBAN RENEWAL (77047)
TIF Taxing District Name:	URBANDALE CITY AG/URB SCH/URB W HTS SS/16 DWT NBRHD AMD TIF INCR
TIF Taxing District Inc. Number:	770308
TIF Taxing District Base Year:	2015
FY TIF Revenue First Received:	
Subject to a Statutory end date?	No

UR Designation	
Slum	No
Blighted	No
Economic Development	No

### TIF Taxing District Value by Class - 1/1/2021 for FY 2023

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	0	0	0	0	0	0	0	0
Taxable	0	0	0	0	0	0	0	0	0
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2023	0	0	0	0	0

FY 2023 TIF Revenue Received: 0

**TIF Taxing District Data Collection**

Local Government Name:	URBANDALE (77G726)
Urban Renewal Area:	URBANDALE DOWNTOWN NEIGHBORHOOD URBAN RENEWAL (77047)
TIF Taxing District Name:	URBANDALE CITY/WDM SCH/URB SS/16 DWT NBRHD AMD TIF INCR
TIF Taxing District Inc. Number:	770310
TIF Taxing District Base Year:	2015
FY TIF Revenue First Received:	
Subject to a Statutory end date?	No

UR Designation	
Slum	No
Blighted	No
Economic Development	No

**TIF Taxing District Value by Class - 1/1/2021 for FY 2023**

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	0	35,872,700	0	0	0	53,142,700	0	53,142,700
Taxable	0	0	32,285,430	0	0	0	43,295,056	0	43,295,056
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2023	55,278,200	0	0	0	0

FY 2023 TIF Revenue Received: 0

**TIF Taxing District Data Collection**

Local Government Name:	URBANDALE (77G726)
Urban Renewal Area:	URBANDALE DOWNTOWN NEIGHBORHOOD URBAN RENEWAL (77047)
TIF Taxing District Name:	URBANDALE CITY AG/WDM SCH/URB SS/16 DWT NBRHD AMD TIF INCR
TIF Taxing District Inc. Number:	770312
TIF Taxing District Base Year:	2015
FY TIF Revenue First Received:	
Subject to a Statutory end date?	No

UR Designation	
Slum	No
Blighted	No
Economic Development	No

**TIF Taxing District Value by Class - 1/1/2021 for FY 2023**

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	0	0	0	0	0	0	0	0
Taxable	0	0	0	0	0	0	0	0	0
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2023	0	0	0	0	0

FY 2023 TIF Revenue Received: 0



**TIF Taxing District Data Collection**

Local Government Name:	URBANDALE (77G726)
Urban Renewal Area:	URBANDALE DOWNTOWN NEIGHBORHOOD URBAN RENEWAL (77047)
TIF Taxing District Name:	URBANDALE CITY/URB SCH/URB SS/95 DWT NBRHD TIF INCR
TIF Taxing District Inc. Number:	770389
TIF Taxing District Base Year:	1995
FY TIF Revenue First Received:	1997
Subject to a Statutory end date?	No

UR Designation	
Slum	No
Blighted	11/1995
Economic Development	11/1995

**TIF Taxing District Value by Class - 1/1/2021 for FY 2023**

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	0	2,308,200	0	0	0	6,142,200	0	6,142,200
Taxable	0	0	2,077,380	0	0	0	4,521,558	0	4,521,558
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2023	2,903,960	3,238,240	1,596,571	1,641,669	50,047

FY 2023 TIF Revenue Received: 48,673

**TIF Taxing District Data Collection**

Local Government Name:	URBANDALE (77G726)
Urban Renewal Area:	URBANDALE DOWNTOWN NEIGHBORHOOD URBAN RENEWAL (77047)
TIF Taxing District Name:	URBANDALE CITY/URB SCH/URB WIND-HTS SS/95 DWT NBRHD TIF INCR
TIF Taxing District Inc. Number:	770391
TIF Taxing District Base Year:	1995
FY TIF Revenue First Received:	1997
Subject to a Statutory end date?	No

UR Designation	
Slum	No
Blighted	11/1995
Economic Development	11/1995

**TIF Taxing District Value by Class - 1/1/2021 for FY 2023**

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	3,036,900	19,723,020	0	0	-3,704	25,262,506	0	25,262,506
Taxable	0	1,643,880	17,750,718	0	0	-3,704	20,988,655	0	20,988,655
Homestead Credits									10

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2023	11,549,230	13,716,980	6,762,976	6,954,004	213,412

FY 2023 TIF Revenue Received: 209,589

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## TIF Taxing District Data Collection

Local Government Name:	URBANDALE (77G726)
Urban Renewal Area:	URBANDALE DOWNTOWN NEIGHBORHOOD URBAN RENEWAL (77047)
TIF Taxing District Name:	URBANDALE CITY/JOHNSTON SCH/URB SS/09 DWT NBRHD AMD TIF INCR
TIF Taxing District Inc. Number:	770753
TIF Taxing District Base Year:	2008
FY TIF Revenue First Received:	2011
Subject to a Statutory end date?	No

UR Designation	
Slum	No
Blighted	11/2009
Economic Development	11/2009

### TIF Taxing District Value by Class - 1/1/2021 for FY 2023

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	541,300	22,838,000	0	0	0	23,379,300	0	23,379,300
Taxable	0	293,006	20,554,200	0	0	0	20,847,206	0	20,847,206
Homestead Credits									3

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2023	22,961,400	417,900	206,040	211,860	6,358

FY 2023 TIF Revenue Received: 6,183

## TIF Taxing District Data Collection

Local Government Name:	URBANDALE (77G726)
Urban Renewal Area:	URBANDALE DOWNTOWN NEIGHBORHOOD URBAN RENEWAL (77047)
TIF Taxing District Name:	URBANDALE CITY/URB SCH/URB SS/09 DWT NBRHD AMD TIF INCR
TIF Taxing District Inc. Number:	770755
TIF Taxing District Base Year:	2008
FY TIF Revenue First Received:	2011
Subject to a Statutory end date?	No

UR Designation	
Slum	No
Blighted	11/2009
Economic Development	11/2009

### TIF Taxing District Value by Class - 1/1/2021 for FY 2023

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	0	35,151,200	0	0	0	35,151,200	0	35,151,200
Taxable	0	0	31,636,080	0	0	0	31,636,080	0	31,636,080
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2023	30,612,400	4,538,800	2,237,795	2,301,005	70,147

FY 2023 TIF Revenue Received: 68,221

# ▲ Annual Urban Renewal Report, Fiscal Year 2022 - 2023

## Urban Renewal Area Data Collection

Local Government Name: URBANDALE (77G726)  
 Urban Renewal Area: URBANDALE NW MARKET CENTER URBAN RENEWAL  
 UR Area Number: 77061  
 UR Area Creation Date: 11/2000  
 UR Area Purpose: see attached

## Tax Districts within this Urban Renewal Area

	Base No.	Increment No.	Increment Value Used
URBANDALE CITY/DC-GRIMES SCH/00 NW MKT CTR TIF INCR	770577	770579	10,699,274
URBANDALE CITY/DC-GRIMES SCH/URB SS/00 NW MKT CTR TIF INCR	770580	770582	81,538,196
URBANDALE CITY/JOHNSTON SCH/URB SS/00 NW MKT CTR TIF INCR	770583	770585	68,448,421
URBANDALE CITY/URB SCH/URB SS/00 NW MKT CTR TIF INCR	770586	770588	109,795,826
URBANDALE CITY/WDM SCH/URB SS/00 NW MKT CTR TIF INCR	770589	770590	29,691,178
URBANDALE CITY AG/DC-GRIMES SCH/00 NW MKT CTR TIF INCR	770578	770600	0
URBANDALE CITY AG/DC-GRIMES SCH/URB SS/00 NW MKT CTR TIF INCR	770581	770601	0
URBANDALE CITY AG/JOHNSTON SCH/URB SS/00 NW MKT CTR TIF INCR	770584	770602	0
URBANDALE CITY AG/URB SCH/URB SS/00 NW MKT CTR TIF INCR	770587	770603	0
URBANDALE CITY AG/URB SCH/10 NW MKT CTR AMD TIF INCR	770809	770810	0
URBANDALE CITY/URB SCH/10 NW MKT CTR AMD TIF INCR	770811	770812	1,358,699

## Urban Renewal Area Value by Class - 1/1/2021 for FY 2023

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	872,620	1,035,600	978,893,780	36,927,300	0	0	1,027,729,300	0	1,027,729,300
Taxable	776,994	560,574	881,004,402	33,234,570	0	0	921,951,541	0	921,951,541
Homestead Credits									3

**TIF Sp. Rev. Fund Cash Balance as of 07-01-2022:** **13,849,845** **0** **Amount of 07-01-2022 Cash Balance Restricted for LMI**

TIF Revenue: 9,079,105  
 TIF Sp. Revenue Fund Interest: 396,339  
 Property Tax Replacement Claims: 0  
 Asset Sales & Loan Repayments: 0  
**Total Revenue: 9,475,444**

Rebate Expenditures: 987,044  
 Non-Rebate Expenditures: 5,952,442  
 Returned to County Treasurer: 0  
**Total Expenditures: 6,939,486**

**TIF Sp. Rev. Fund Cash Balance as of 06-30-2023:** **16,385,803** **0** **Amount of 06-30-2023 Cash Balance Restricted for LMI**

# Projects For URBANDALE NW MARKET CENTER URBAN RENEWAL

## NW Market Center Rebates - Office space

Description:	TIF rebates on Commercial Office Space
Classification:	Commercial - office properties
Physically Complete:	Yes
Payments Complete:	No

## NW Market Center Rebates - Warehouses

Description:	TIF rebates on Commercial Warehouse space
Classification:	Commercial - warehouses and distribution facilities
Physically Complete:	Yes
Payments Complete:	No

## NW Market Center Rebates - Development Agreements

Description:	Agreements for infrastructure construction within the TIF area by developers
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

## Traffic signals

Description:	installation of new signals
Classification:	Roads, Bridges & Utilities
Physically Complete:	No
Payments Complete:	No

## Legal expenses

Description:	Legal costs for amending plan & bond issue costs
Classification:	Administrative expenses
Physically Complete:	No
Payments Complete:	No

## Public Works/Parks facility

Description:	Construction of salt storage, fueling station, design & construct building
Classification:	Municipal and other publicly-owned or leased buildings
Physically Complete:	Yes
Payments Complete:	No

## Aurora - 109th to Railroad

Description:	reconstruction of Aurora Ave from 109th St to railroad crossing
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

## NW 54th paving

Description:	paving NW 54th Ave west of 100th
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Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

## 100th St Interchange/ramps

Description:	Construction of interchange ramps at I-35/80
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

## 104th Reconstruction Hickman to Douglas

Description:	Reconstruction of 104th St from Hickman to Douglas
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

## 86th St. Preservation

Description:	Improvements and overlay of 86th Street from I-35 to Hickman
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

## Street Lights

Description:	Installation of LED street lights
Classification:	Roads, Bridges & Utilities
Physically Complete:	No
Payments Complete:	No

## Sidewalks

Description:	Installation of sidewalks along arterials
Classification:	Roads, Bridges & Utilities
Physically Complete:	No
Payments Complete:	No

## Railroad crossings

Description:	Reconstruction of railroad crossings at streets
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

## Community Entrance Signage

Description:	Construction of monument signs
Classification:	Roads, Bridges & Utilities
Physically Complete:	No
Payments Complete:	No

## Aurora/104th/Sutton/100th

Description:	Widening of Aurora Ave- NW Urb to Plum
Classification:	Roads, Bridges & Utilities
Physically Complete:	No
Payments Complete:	No

# Debts/Obligations For URBANDALE NW MARKET CENTER URBAN RENEWAL

## Rebates to R & R Realty Group

Debt/Obligation Type:	Rebates
Principal:	151,517
Interest:	0
Total:	151,517
Annual Appropriation?:	Yes
Date Incurred:	08/23/2022
FY of Last Payment:	2028

## Legal costs

Debt/Obligation Type:	Other Debt
Principal:	0
Interest:	0
Total:	0
Annual Appropriation?:	Yes
Date Incurred:	05/01/2014
FY of Last Payment:	2030

## 2017B GO Bond

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	4,540,000
Interest:	363,675
Total:	4,903,675
Annual Appropriation?:	No
Date Incurred:	05/03/2017
FY of Last Payment:	2027

## 2018B GO Bond

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	3,620,000
Interest:	443,700
Total:	4,063,700
Annual Appropriation?:	No
Date Incurred:	04/10/2018
FY of Last Payment:	2028

## 2019B GO Bond

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	14,035,000
Interest:	1,855,100
Total:	15,890,100
Annual Appropriation?:	No
Date Incurred:	04/07/2019
FY of Last Payment:	2029

## Rebates to Paragon South

Debt/Obligation Type:	Rebates
Principal:	2,077,297

Interest:	0
Total:	2,077,297
Annual Appropriation?:	Yes
Date Incurred:	11/21/2017
FY of Last Payment:	2031

## Rebates to Deere & Company

Debt/Obligation Type:	Rebates
Principal:	4,681,765
Interest:	0
Total:	4,681,765
Annual Appropriation?:	Yes
Date Incurred:	12/05/2017
FY of Last Payment:	2032

## Rebates to 8851 Northpark Drive, LLC

Debt/Obligation Type:	Rebates
Principal:	46,267
Interest:	0
Total:	46,267
Annual Appropriation?:	Yes
Date Incurred:	07/31/2018
FY of Last Payment:	2027

## Rebates to 9400 Plum LLC

Debt/Obligation Type:	Rebates
Principal:	264,690
Interest:	0
Total:	264,690
Annual Appropriation?:	Yes
Date Incurred:	11/06/2018
FY of Last Payment:	2032

## Rebates to Erikson Family LC

Debt/Obligation Type:	Rebates
Principal:	53,000
Interest:	0
Total:	53,000
Annual Appropriation?:	Yes
Date Incurred:	08/28/2018
FY of Last Payment:	2027

## Rebates to Thomas Capital Advisors, LLC

Debt/Obligation Type:	Rebates
Principal:	14,168
Interest:	0
Total:	14,168
Annual Appropriation?:	Yes
Date Incurred:	01/16/2019
FY of Last Payment:	2025

## Rebates to Source Allies, Inc

Debt/Obligation Type:	Rebates
Principal:	92,641
Interest:	0

Total:	92,641
Annual Appropriation?:	Yes
Date Incurred:	12/04/2018
FY of Last Payment:	2027

## 2020B GO Bond

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	8,410,000
Interest:	1,111,450
Total:	9,521,450
Annual Appropriation?:	No
Date Incurred:	04/07/2020
FY of Last Payment:	2030

## Rebates to Meredith Point LLC

Debt/Obligation Type:	Rebates
Principal:	462,641
Interest:	0
Total:	462,641
Annual Appropriation?:	Yes
Date Incurred:	10/08/2019
FY of Last Payment:	2026

## Rebates to DRA Properties

Debt/Obligation Type:	Rebates
Principal:	220,802
Interest:	0
Total:	220,802
Annual Appropriation?:	Yes
Date Incurred:	10/08/2019
FY of Last Payment:	2026

## Rebates to Unity Center Pointe

Debt/Obligation Type:	Rebates
Principal:	194,466
Interest:	0
Total:	194,466
Annual Appropriation?:	Yes
Date Incurred:	04/07/2020
FY of Last Payment:	2028

## Rebates to IA Bankers Insurance

Debt/Obligation Type:	Rebates
Principal:	2,391,930
Interest:	0
Total:	2,391,930
Annual Appropriation?:	Yes
Date Incurred:	04/07/2020
FY of Last Payment:	2034

## Rebates to 8860 Northpark Dr LLC

Debt/Obligation Type:	Rebates
Principal:	81,554
Interest:	0
Total:	81,554



Annual Appropriation?:	Yes
Date Incurred:	04/07/2020
FY of Last Payment:	2028

## 2021A GO Bond

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	1,070,000
Interest:	136,750
Total:	1,206,750
Annual Appropriation?:	No
Date Incurred:	04/20/2021
FY of Last Payment:	2026

## Rebates to Anderson Holdings

Debt/Obligation Type:	Rebates
Principal:	125,895
Interest:	0
Total:	125,895
Annual Appropriation?:	Yes
Date Incurred:	10/09/2018
FY of Last Payment:	2027

## Rebates to Premier Tech Prairie

Debt/Obligation Type:	Rebates
Principal:	216,315
Interest:	0
Total:	216,315
Annual Appropriation?:	Yes
Date Incurred:	09/09/2021
FY of Last Payment:	2030

## Rebates to Worldwide Integrated Supply Chain Solutions

Debt/Obligation Type:	Rebates
Principal:	2,049,000
Interest:	0
Total:	2,049,000
Annual Appropriation?:	Yes
Date Incurred:	11/02/2021
FY of Last Payment:	2036

## 2022 GO Bond

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	2,410,000
Interest:	360,153
Total:	2,770,153
Annual Appropriation?:	No
Date Incurred:	04/19/2022
FY of Last Payment:	2027

## 2023 GO Bond

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	1,990,000
Interest:	318,213
Total:	2,308,213
Annual Appropriation?:	No

Date Incurred:	04/18/2023
FY of Last Payment:	2028

**Rebates to Centerpoint Business Park II**

Debt/Obligation Type:	Rebates
Principal:	765,385
Interest:	0
Total:	765,385
Annual Appropriation?:	Yes
Date Incurred:	08/23/2022
FY of Last Payment:	2029

# Non-Rebates For URBANDALE NW MARKET CENTER URBAN RENEWAL

TIF Expenditure Amount:	346,304
Tied To Debt:	2018B GO Bond
Tied To Project:	100th St Interchange/ramps

TIF Expenditure Amount:	109,934
Tied To Debt:	2018B GO Bond
Tied To Project:	104th Reconstruction Hickman to Douglas

TIF Expenditure Amount:	102,630
Tied To Debt:	2018B GO Bond
Tied To Project:	86th St. Preservation

TIF Expenditure Amount:	68,802
Tied To Debt:	2018B GO Bond
Tied To Project:	Public Works/Parks facility

TIF Expenditure Amount:	49,079
Tied To Debt:	2018B GO Bond
Tied To Project:	Street Lights

TIF Expenditure Amount:	45,441
Tied To Debt:	2019B GO Bond
Tied To Project:	Sidewalks

TIF Expenditure Amount:	499,851
Tied To Debt:	2019B GO Bond
Tied To Project:	104th Reconstruction Hickman to Douglas

TIF Expenditure Amount:	22,721
Tied To Debt:	2019B GO Bond
Tied To Project:	Traffic signals

TIF Expenditure Amount:	1,704,038
Tied To Debt:	2019B GO Bond
Tied To Project:	Public Works/Parks facility

TIF Expenditure Amount:	0
Tied To Debt:	Legal costs
Tied To Project:	Legal expenses

TIF Expenditure Amount:	805,671
Tied To Debt:	2017B GO Bond
Tied To Project:	100th St Interchange/ramps

TIF Expenditure Amount:	78,602
Tied To Debt:	2017B GO Bond
Tied To Project:	Aurora - 109th to Railroad

TIF Expenditure Amount:	98,253
Tied To Debt:	2017B GO Bond
Tied To Project:	NW 54th paving

TIF Expenditure Amount:	1,152,179
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Tied To Debt:	2020B GO Bond
Tied To Project:	Public Works/Parks facility
TIF Expenditure Amount:	23,756
Tied To Debt:	2020B GO Bond
Tied To Project:	Sidewalks
TIF Expenditure Amount:	11,878
Tied To Debt:	2020B GO Bond
Tied To Project:	Railroad crossings
TIF Expenditure Amount:	115,330
Tied To Debt:	2021A GO Bond
Tied To Project:	Sidewalks
TIF Expenditure Amount:	103,190
Tied To Debt:	2021A GO Bond
Tied To Project:	Aurora/104th/Sutton/100th
TIF Expenditure Amount:	60,700
Tied To Debt:	2021A GO Bond
Tied To Project:	Community Entrance Signage
TIF Expenditure Amount:	24,280
Tied To Debt:	2021A GO Bond
Tied To Project:	Railroad crossings
TIF Expenditure Amount:	5,298
Tied To Debt:	2022 GO Bond
Tied To Project:	Public Works/Parks facility
TIF Expenditure Amount:	460,929
Tied To Debt:	2022 GO Bond
Tied To Project:	Aurora/104th/Sutton/100th
TIF Expenditure Amount:	63,576
Tied To Debt:	2022 GO Bond
Tied To Project:	Community Entrance Signage

# Rebates For URBANDALE NW MARKET CENTER URBAN RENEWAL

## Paragon 12100 Meredith/12130 Meredith

TIF Expenditure Amount:	207,730
Rebate Paid To:	R & R Realty
Tied To Debt:	Rebates to R & R Realty Group
Tied To Project:	NW Market Center Rebates - Development Agreements
Projected Final FY of Rebate:	2033

## 4020 121st Street Handle University

TIF Expenditure Amount:	9,445
Rebate Paid To:	Thomas Capital Advisors
Tied To Debt:	Rebates to Thomas Capital Advisors, LLC
Tied To Project:	NW Market Center Rebates - Development Agreements
Projected Final FY of Rebate:	2024

## 9501 Northpark

TIF Expenditure Amount:	520,196
Rebate Paid To:	Deere & Co
Tied To Debt:	Rebates to Deere & Company
Tied To Project:	NW Market Center Rebates - Office space
Projected Final FY of Rebate:	2032

## 8851 Northpark

TIF Expenditure Amount:	17,048
Rebate Paid To:	8851 Northpark LLC
Tied To Debt:	Rebates to 8851 Northpark Drive, LLC
Tied To Project:	NW Market Center Rebates - Office space
Projected Final FY of Rebate:	2027

## 4401 NW Urbandale Dr

TIF Expenditure Amount:	50,358
Rebate Paid To:	Anderson Holdings
Tied To Debt:	Rebates to R & R Realty Group
Tied To Project:	NW Market Center Rebates - Office space
Projected Final FY of Rebate:	2027

## 9400 Plum

TIF Expenditure Amount:	32,715
Rebate Paid To:	9400 Plum LLC
Tied To Debt:	Rebates to 9400 Plum LLC
Tied To Project:	NW Market Center Rebates - Office space
Projected Final FY of Rebate:	2032

## 10800 Meredith

TIF Expenditure Amount:	37,056
Rebate Paid To:	Source Allies
Tied To Debt:	Rebates to Source Allies, Inc
Tied To Project:	NW Market Center Rebates - Office space
Projected Final FY of Rebate:	2027

## 2435 106th

TIF Expenditure Amount:	14,023
Rebate Paid To:	Erickson Family LC
Tied To Debt:	Rebates to Erikson Family LC
Tied To Project:	NW Market Center Rebates - Office space
Projected Final FY of Rebate:	2027

## 2601 104th

TIF Expenditure Amount:	71,288
Rebate Paid To:	DRA Properties/Galloway Holdings
Tied To Debt:	Rebates to DRA Properties
Tied To Project:	NW Market Center Rebates - Office space
Projected Final FY of Rebate:	2027

## 8860 Northpark

TIF Expenditure Amount:	27,185
Rebate Paid To:	8860 Northpark Drive LLC
Tied To Debt:	Rebates to 8860 Northpark Dr LLC
Tied To Project:	NW Market Center Rebates - Office space
Projected Final FY of Rebate:	2027

## Jobs For URBANDALE NW MARKET CENTER URBAN RENEWAL

Project:	NW Market Center Rebates -
Company Name:	Development Agreements
Date Agreement Began:	Deere and Company
Date Agreement Ends:	12/05/2017
Number of Jobs Created or Retained:	12/31/2031
Total Annual Wages of Required Jobs:	374
Total Estimated Private Capital Investment:	40,003,808
Total Estimated Cost of Public Infrastructure:	29,000,000
	0

Project:	NW Market Center Rebates -
Company Name:	Development Agreements
Date Agreement Began:	Paragon South, LLC
Date Agreement Ends:	11/21/2017
Number of Jobs Created or Retained:	12/31/2032
Total Annual Wages of Required Jobs:	5
Total Estimated Private Capital Investment:	0
Total Estimated Cost of Public Infrastructure:	4,500,000
	0

Project:	NW Market Center Rebates -
Company Name:	Development Agreements
Date Agreement Began:	8851 Northpark Drive, LLC
Date Agreement Ends:	07/31/2018
Number of Jobs Created or Retained:	12/31/2026
Total Annual Wages of Required Jobs:	1
Total Estimated Private Capital Investment:	0
Total Estimated Cost of Public Infrastructure:	1,554,700
	0

Project:	NW Market Center Rebates -
Company Name:	Development Agreements
Date Agreement Began:	Anderson Holdings LLC
Date Agreement Ends:	10/09/2018
Number of Jobs Created or Retained:	12/31/2026
Total Annual Wages of Required Jobs:	1
Total Estimated Private Capital Investment:	0
Total Estimated Cost of Public Infrastructure:	3,050,000
	0

Project:	NW Market Center Rebates -
Company Name:	Development Agreements
Date Agreement Began:	9400 Plum LLC
Date Agreement Ends:	11/06/2018
Number of Jobs Created or Retained:	12/31/2031
Total Annual Wages of Required Jobs:	1
Total Estimated Private Capital Investment:	0
Total Estimated Cost of Public Infrastructure:	2,177,756
	0

Project:	NW Market Center Rebates -
Company Name:	Development Agreements
Date Agreement Began:	Source Allies, Inc.
Date Agreement Ends:	12/04/2018
Number of Jobs Created or Retained:	12/31/2025
	105

Total Annual Wages of Required Jobs:	8,574,300
Total Estimated Private Capital Investment:	1,771,800
Total Estimated Cost of Public Infrastructure:	0
Project:	NW Market Center Rebates - Development Agreements
Company Name:	Thomas Capital Advisors LLC
Date Agreement Began:	01/16/2019
Date Agreement Ends:	12/31/2024
Number of Jobs Created or Retained:	1
Total Annual Wages of Required Jobs:	0
Total Estimated Private Capital Investment:	3,078,885
Total Estimated Cost of Public Infrastructure:	0
Project:	NW Market Center Rebates - Development Agreements
Company Name:	Erickson Family LC
Date Agreement Began:	08/28/2018
Date Agreement Ends:	12/31/2026
Number of Jobs Created or Retained:	1
Total Annual Wages of Required Jobs:	0
Total Estimated Private Capital Investment:	1,623,000
Total Estimated Cost of Public Infrastructure:	0
Project:	NW Market Center Rebates - Development Agreements
Company Name:	DRA Properties, LC
Date Agreement Began:	10/08/2019
Date Agreement Ends:	12/31/2025
Number of Jobs Created or Retained:	1
Total Annual Wages of Required Jobs:	0
Total Estimated Private Capital Investment:	5,125,422
Total Estimated Cost of Public Infrastructure:	0
Project:	NW Market Center Rebates - Development Agreements
Company Name:	Meredith Pointe LLC
Date Agreement Began:	10/08/2019
Date Agreement Ends:	12/31/2026
Number of Jobs Created or Retained:	1
Total Annual Wages of Required Jobs:	0
Total Estimated Private Capital Investment:	4,825,000
Total Estimated Cost of Public Infrastructure:	0
Project:	NW Market Center Rebates - Development Agreements
Company Name:	Meredith Pointe LLC
Date Agreement Began:	10/08/2019
Date Agreement Ends:	12/31/2026
Number of Jobs Created or Retained:	1
Total Annual Wages of Required Jobs:	0
Total Estimated Private Capital Investment:	4,100,000
Total Estimated Cost of Public Infrastructure:	0
Project:	NW Market Center Rebates - Development Agreements
Company Name:	Unity Center Pointe, LLC
Date Agreement Began:	04/07/2020
Date Agreement Ends:	12/31/2028
Number of Jobs Created or Retained:	1
Total Annual Wages of Required Jobs:	0
Total Estimated Private Capital Investment:	4,755,000



Total Estimated Cost of Public Infrastructure:	0
Project:	NW Market Center Rebates - Development Agreements
Company Name:	Iowa Bankers Insurance & Services Inc.
Date Agreement Began:	04/07/2020
Date Agreement Ends:	12/31/2024
Number of Jobs Created or Retained:	195
Total Annual Wages of Required Jobs:	0
Total Estimated Private Capital Investment:	19,600,000
Total Estimated Cost of Public Infrastructure:	0
Project:	NW Market Center Rebates - Development Agreements
Company Name:	8860 Northpark Drive LLC
Date Agreement Began:	04/07/2020
Date Agreement Ends:	12/31/2027
Number of Jobs Created or Retained:	1
Total Annual Wages of Required Jobs:	0
Total Estimated Private Capital Investment:	1,850,000
Total Estimated Cost of Public Infrastructure:	0
Project:	NW Market Center Rebates - Development Agreements
Company Name:	Premier Tech Prairie LLC
Date Agreement Began:	09/09/2021
Date Agreement Ends:	12/31/2030
Number of Jobs Created or Retained:	1
Total Annual Wages of Required Jobs:	0
Total Estimated Private Capital Investment:	675,000
Total Estimated Cost of Public Infrastructure:	0
Project:	NW Market Center Rebates - Development Agreements
Company Name:	CenterPointe Business Park II LLC
Date Agreement Began:	08/23/2022
Date Agreement Ends:	12/31/2030
Number of Jobs Created or Retained:	1
Total Annual Wages of Required Jobs:	0
Total Estimated Private Capital Investment:	12,720,000
Total Estimated Cost of Public Infrastructure:	0
Project:	NW Market Center Rebates - Development Agreements
Company Name:	Aurora Business Park II LLC
Date Agreement Began:	08/23/2022
Date Agreement Ends:	12/31/2028
Number of Jobs Created or Retained:	200
Total Annual Wages of Required Jobs:	0
Total Estimated Private Capital Investment:	3,000,000
Total Estimated Cost of Public Infrastructure:	0
Project:	NW Market Center Rebates - Development Agreements
Company Name:	Prairie Tower I LLC
Date Agreement Began:	08/23/2023
Date Agreement Ends:	12/31/2031
Number of Jobs Created or Retained:	1
Total Annual Wages of Required Jobs:	0
Total Estimated Private Capital Investment:	18,000,000
Total Estimated Cost of Public Infrastructure:	0

Project:	NW Market Center Rebates - Development Agreements
Company Name:	Marsh I LLC
Date Agreement Began:	08/22/2023
Date Agreement Ends:	12/31/2029
Number of Jobs Created or Retained:	1
Total Annual Wages of Required Jobs:	0
Total Estimated Private Capital Investment:	2,800,000
Total Estimated Cost of Public Infrastructure:	0

Project:	NW Market Center Rebates - Development Agreements
Company Name:	Worldwide Integrated Supply Chain Solutions Inc
Date Agreement Began:	11/02/2021
Date Agreement Ends:	12/31/2035
Number of Jobs Created or Retained:	1
Total Annual Wages of Required Jobs:	0
Total Estimated Private Capital Investment:	13,200,000
Total Estimated Cost of Public Infrastructure:	0

Project:	NW Market Center Rebates - Development Agreements
Company Name:	Urban Loop Building 1 LLC
Date Agreement Began:	08/22/2023
Date Agreement Ends:	12/31/2029
Number of Jobs Created or Retained:	1
Total Annual Wages of Required Jobs:	0
Total Estimated Private Capital Investment:	2,800,000
Total Estimated Cost of Public Infrastructure:	0

Project:	NW Market Center Rebates - Development Agreements
Company Name:	Marketplace 4820 LLC
Date Agreement Began:	08/22/2023
Date Agreement Ends:	12/31/2031
Number of Jobs Created or Retained:	1
Total Annual Wages of Required Jobs:	0
Total Estimated Private Capital Investment:	6,000,000
Total Estimated Cost of Public Infrastructure:	0

## ▲ Annual Urban Renewal Report, Fiscal Year 2022 - 2023

Original plan 2000-ED only. Amend 10/2010-add land & blight for specified portions of original area. Amend 2012 & 2014. Amend & restate 2015; amend #1 1/2018; #2 1/2019; #3 4/2021. Amend & Restate 7/2022. Public Building Analysis in section IX.

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Sum of Private Investment Made Within This Urban Renewal Area  
during FY 2023

# ▲ Annual Urban Renewal Report, Fiscal Year 2022 - 2023

## TIF Taxing District Data Collection

Local Government Name:	URBANDALE (77G726)
Urban Renewal Area:	URBANDALE NW MARKET CENTER URBAN RENEWAL (77061)
TIF Taxing District Name:	URBANDALE CITY/DC-GRIMES SCH/00 NW MKT CTR TIF INCR
TIF Taxing District Inc. Number:	770579
TIF Taxing District Base Year:	1999
FY TIF Revenue First Received:	2005
Subject to a Statutory end date?	No

	UR Designation
Slum	No
Blighted	10/2010
Economic Development	11/2000

## TIF Taxing District Value by Class - 1/1/2021 for FY 2023

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	0	29,720,200	0	0	0	29,720,200	0	29,720,200
Taxable	0	0	26,748,180	0	0	0	26,748,180	0	26,748,180
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2023	0	26,748,180	10,699,274	16,048,906	492,123

FY 2023 TIF Revenue Received: 328,082

## TIF Taxing District Data Collection

Local Government Name:	URBANDALE (77G726)
Urban Renewal Area:	URBANDALE NW MARKET CENTER URBAN RENEWAL (77061)
TIF Taxing District Name:	URBANDALE CITY/DC-GRIMES SCH/URB SS/00 NW MKT CTR TIF INCR
TIF Taxing District Inc. Number:	770582
TIF Taxing District Base Year:	1999
FY TIF Revenue First Received:	2003
Subject to a Statutory end date?	No

	UR Designation
Slum	No
Blighted	10/2010
Economic Development	11/2000

## TIF Taxing District Value by Class - 1/1/2021 for FY 2023

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	0	259,930,390	9,400,000	0	0	269,330,390	0	269,330,390
Taxable	0	0	233,937,351	8,460,000	0	0	242,397,351	0	242,397,351
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2023	65,484,940	203,845,450	81,538,196	122,307,254	3,771,823

FY 2023 TIF Revenue Received: 2,521,067

# ▲ Annual Urban Renewal Report, Fiscal Year 2022 - 2023

## TIF Taxing District Data Collection

Local Government Name:	URBANDALE (77G726)
Urban Renewal Area:	URBANDALE NW MARKET CENTER URBAN RENEWAL (77061)
TIF Taxing District Name:	URBANDALE CITY/JOHNSTON SCH/URB SS/00 NW MKT CTR TIF INCR
TIF Taxing District Inc. Number:	770585
TIF Taxing District Base Year:	1999
FY TIF Revenue First Received:	2003
Subject to a Statutory end date?	No

	UR Designation
Slum	No
Blighted	10/2010
Economic Development	11/2000

## TIF Taxing District Value by Class - 1/1/2021 for FY 2023

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	0	184,521,300	3,856,500	0	0	190,857,800	0	190,857,800
Taxable	0	0	166,069,170	3,470,850	0	0	171,121,020	0	171,121,020
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2023	8,490,760	171,121,020	68,448,421	102,672,599	3,081,221

FY 2023 TIF Revenue Received: 1,962,716

## TIF Taxing District Data Collection

Local Government Name:	URBANDALE (77G726)
Urban Renewal Area:	URBANDALE NW MARKET CENTER URBAN RENEWAL (77061)
TIF Taxing District Name:	URBANDALE CITY/URB SCH/URB SS/00 NW MKT CTR TIF INCR
TIF Taxing District Inc. Number:	770588
TIF Taxing District Base Year:	1999
FY TIF Revenue First Received:	2003
Subject to a Statutory end date?	No

	UR Designation
Slum	No
Blighted	10/2010
Economic Development	11/2000

## TIF Taxing District Value by Class - 1/1/2021 for FY 2023

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	731,700	368,020,800	20,520,800	0	0	396,793,300	0	396,793,300
Taxable	0	396,072	331,218,720	18,468,720	0	0	354,877,513	0	354,877,513
Homestead Credits									2

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2023	122,303,790	274,489,510	109,795,826	164,693,684	5,020,783

FY 2023 TIF Revenue Received: 3,349,168

# ▲ Annual Urban Renewal Report, Fiscal Year 2022 - 2023

## TIF Taxing District Data Collection

Local Government Name: URBANDALE (77G726)  
 Urban Renewal Area: URBANDALE NW MARKET CENTER URBAN RENEWAL (77061)  
 TIF Taxing District Name: URBANDALE CITY/WDM SCH/URB SS/00 NW MKT CTR TIF INCR  
 TIF Taxing District Inc. Number: 770590  
 TIF Taxing District Base Year: 1999  
 FY TIF Revenue First Received: 2003  
 Subject to a Statutory end date? No

UR Designation	
Slum	No
Blighted	10/2010
Economic Development	11/2000

### TIF Taxing District Value by Class - 1/1/2021 for FY 2023

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	0	132,344,690	3,150,000	0	0	135,494,690	0	135,494,690
Taxable	0	0	119,110,221	2,835,000	0	0	121,945,221	0	121,945,221
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2023	61,266,760	74,227,930	29,691,178	44,536,752	1,315,331

FY 2023 TIF Revenue Received: 876,889

## TIF Taxing District Data Collection

Local Government Name: URBANDALE (77G726)  
 Urban Renewal Area: URBANDALE NW MARKET CENTER URBAN RENEWAL (77061)  
 TIF Taxing District Name: URBANDALE CITY AG/DC-GRIMES SCH/00 NW MKT CTR TIF INCR  
 TIF Taxing District Inc. Number: 770600  
 TIF Taxing District Base Year: 1999  
 FY TIF Revenue First Received:  
 Subject to a Statutory end date? No

UR Designation	
Slum	No
Blighted	10/2010
Economic Development	11/2000

### TIF Taxing District Value by Class - 1/1/2021 for FY 2023

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	181,960	0	0	0	0	0	181,960	0	181,960
Taxable	162,021	0	0	0	0	0	162,021	0	162,021
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2023	77,080	104,880	0	104,880	2,632

FY 2023 TIF Revenue Received: 0

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## TIF Taxing District Data Collection

Local Government Name:	URBANDALE (77G726)
Urban Renewal Area:	URBANDALE NW MARKET CENTER URBAN RENEWAL (77061)
TIF Taxing District Name:	URBANDALE CITY AG/DC-GRIMES SCH/URB SS/00 NW MKT CTR TIF INCR
TIF Taxing District Inc. Number:	770601
TIF Taxing District Base Year:	1999
FY TIF Revenue First Received:	
Subject to a Statutory end date?	No

UR Designation	
Slum	No
Blighted	10/2010
Economic Development	11/2000

## TIF Taxing District Value by Class - 1/1/2021 for FY 2023

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	67,040	0	0	0	0	0	67,040	0	67,040
Taxable	59,693	0	0	0	0	0	59,693	0	59,693
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2023	67,040	0	0	0	0

FY 2023 TIF Revenue Received: 0

## TIF Taxing District Data Collection

Local Government Name:	URBANDALE (77G726)
Urban Renewal Area:	URBANDALE NW MARKET CENTER URBAN RENEWAL (77061)
TIF Taxing District Name:	URBANDALE CITY AG/JOHNSTON SCH/URB SS/00 NW MKT CTR TIF INCR
TIF Taxing District Inc. Number:	770602
TIF Taxing District Base Year:	1999
FY TIF Revenue First Received:	
Subject to a Statutory end date?	No

UR Designation	
Slum	No
Blighted	10/2010
Economic Development	11/2000

## TIF Taxing District Value by Class - 1/1/2021 for FY 2023

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	418,390	0	0	0	0	0	418,390	0	418,390
Taxable	372,542	0	0	0	0	0	372,542	0	372,542
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2023	418,390	0	0	0	0

FY 2023 TIF Revenue Received: 0

# ▲ Annual Urban Renewal Report, Fiscal Year 2022 - 2023

## TIF Taxing District Data Collection

Local Government Name:	URBANDALE (77G726)
Urban Renewal Area:	URBANDALE NW MARKET CENTER URBAN RENEWAL (77061)
TIF Taxing District Name:	URBANDALE CITY AG/URB SCH/URB SS/00 NW MKT CTR TIF INCR
TIF Taxing District Inc. Number:	770603
TIF Taxing District Base Year:	1999
FY TIF Revenue First Received:	
Subject to a Statutory end date?	No

UR Designation	
Slum	No
Blighted	10/2010
Economic Development	11/2000

### TIF Taxing District Value by Class - 1/1/2021 for FY 2023

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	43,480	0	0	0	0	0	43,480	0	43,480
Taxable	38,714	0	0	0	0	0	38,714	0	38,714
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2023	43,480	0	0	0	0

FY 2023 TIF Revenue Received: 0

## TIF Taxing District Data Collection

Local Government Name:	URBANDALE (77G726)
Urban Renewal Area:	URBANDALE NW MARKET CENTER URBAN RENEWAL (77061)
TIF Taxing District Name:	URBANDALE CITY AG/URB SCH/10 NW MKT CTR AMD TIF INCR
TIF Taxing District Inc. Number:	770810
TIF Taxing District Base Year:	2009
FY TIF Revenue First Received:	
Subject to a Statutory end date?	No

UR Designation	
Slum	No
Blighted	10/2010
Economic Development	10/2010

### TIF Taxing District Value by Class - 1/1/2021 for FY 2023

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	161,750	0	0	0	0	0	161,750	0	161,750
Taxable	144,024	0	0	0	0	0	144,024	0	144,024
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2023	161,750	0	0	0	0

FY 2023 TIF Revenue Received: 0



TIF Taxing District Data Collection

Local Government Name:	URBANDALE (77G726)		
Urban Renewal Area:	URBANDALE NW MARKET CENTER URBAN RENEWAL (77061)		
TIF Taxing District Name:	URBANDALE CITY/URB SCH/10 NW MKT CTR AMD TIF INCR		
TIF Taxing District Inc. Number:	770812		
TIF Taxing District Base Year:	2009		
FY TIF Revenue First Received:	0		
Subject to a Statutory end date?	No		
		UR Designation	
		Slum	No
		Blighted	10/2010
		Economic Development	10/2010

TIF Taxing District Value by Class - 1/1/2021 for FY 2023

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	303,900	4,356,400	0	0	0	4,660,300	0	4,660,300
Taxable	0	164,502	3,920,760	0	0	0	4,085,262	0	4,085,262
Homestead Credits									1

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2023	1,263,554	3,396,746	1,358,699	2,038,047	61,774

FY 2023 TIF Revenue Received: 41,183

# ♣ Annual Urban Renewal Report, Fiscal Year 2022 - 2023

## Urban Renewal Area Data Collection

Local Government Name: URBANDALE (77G726)  
 Urban Renewal Area: URBANDALE WESTOVER URBAN RENEWAL  
 UR Area Number: 77065

UR Area Creation Date: 08/2004

UR Area Purpose: See attached plan.

Tax Districts within this Urban Renewal Area	Base No.	Increment No.	Increment Value Used
URBANDALE CITY/DM SCH/URB WIND-HTS SS/04 WESTOVER TIF INCR	770647	770648	3,282,017
URBANDALE CITY/WDM SCH/URB SS/04 WESTOVER TIF INCR	770649	770650	3,307,937
URBANDALE CITY/WDM SCH/URB WIND-HTS SS/04 WESTOVER TIF INCR	770651	770652	0

## Urban Renewal Area Value by Class - 1/1/2021 for FY 2023

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	6,300,000	24,448,400	0	0	0	31,888,400	0	31,888,400
Taxable	0	3,410,203	22,003,560	0	0	0	26,140,513	0	26,140,513
Homestead Credits									0

**TIF Sp. Rev. Fund Cash Balance as of 07-01-2022:** **0** **0** **Amount of 07-01-2022 Cash Balance Restricted for LMI**

TIF Revenue: 200,744  
 TIF Sp. Revenue Fund Interest: 8,763  
 Property Tax Replacement Claims: 0  
 Asset Sales & Loan Repayments: 0  
**Total Revenue: 209,507**

Rebate Expenditures: 61,299  
 Non-Rebate Expenditures: 0  
 Returned to County Treasurer: 0  
**Total Expenditures: 61,299**

**TIF Sp. Rev. Fund Cash Balance as of 06-30-2023:** **148,208** **0** **Amount of 06-30-2023 Cash Balance Restricted for LMI**

## Projects For URBANDALE WESTOVER URBAN RENEWAL

### Westover Development Agreements

Description:	Economic Development incentive agreements
Classification:	Commercial - retail
Physically Complete:	No
Payments Complete:	No

## Debts/Obligations For URBANDALE WESTOVER URBAN RENEWAL

### Rebates to Hickman Storage LLC

Debt/Obligation Type:	Rebates
Principal:	133,135
Interest:	0
Total:	133,135
Annual Appropriation?:	Yes
Date Incurred:	12/04/2018
FY of Last Payment:	2027

### Rebates to 7501, LLC

Debt/Obligation Type:	Rebates
Principal:	261,338
Interest:	0
Total:	261,338
Annual Appropriation?:	Yes
Date Incurred:	09/22/2020
FY of Last Payment:	2028

### Rebates to KJJ 2019 LLC

Debt/Obligation Type:	Rebates
Principal:	39,788
Interest:	0
Total:	39,788
Annual Appropriation?:	Yes
Date Incurred:	09/22/2020
FY of Last Payment:	2027

## Rebates For URBANDALE WESTOVER URBAN RENEWAL

### 6715 Hickman

TIF Expenditure Amount:	47,409
Rebate Paid To:	Hickman Storage LLC
Tied To Debt:	Rebates to Hickman Storage LLC
Tied To Project:	Westover Development Agreements
Projected Final FY of Rebate:	2027

### 7555 Hickman

TIF Expenditure Amount:	13,890
Rebate Paid To:	KJJ 2019 LLC
Tied To Debt:	Rebates to KJJ 2019 LLC
Tied To Project:	Westover Development Agreements
Projected Final FY of Rebate:	2027

## Jobs For URBANDALE WESTOVER URBAN RENEWAL

Project:	Westover Development
Company Name:	Agreements
Date Agreement Began:	Hickman Storage LLC
Date Agreement Ends:	12/04/2018
Number of Jobs Created or Retained:	12/31/2026
Total Annual Wages of Required Jobs:	1
Total Estimated Private Capital Investment:	0
Total Estimated Cost of Public Infrastructure:	2,000,000
	0

Project:	Westover Development
Company Name:	Agreements
Date Agreement Began:	7501, LLC
Date Agreement Ends:	09/22/2020
Number of Jobs Created or Retained:	12/31/2027
Total Annual Wages of Required Jobs:	1
Total Estimated Private Capital Investment:	0
Total Estimated Cost of Public Infrastructure:	1,250,000
	0

Project:	Westover Development
Company Name:	Agreements
Date Agreement Began:	7501, LLC
Date Agreement Ends:	09/22/2020
Number of Jobs Created or Retained:	12/31/2027
Total Annual Wages of Required Jobs:	1
Total Estimated Private Capital Investment:	0
Total Estimated Cost of Public Infrastructure:	675,000
	0

The land purchase allowed for under this District was funded with a 2005 Taxable GO bond, however the bond was serviced through Hotel Motel revenues, not by TIF, so the project is listed but no associated TIF debt. New DAs approved in FY19 and FY21.

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Sum of Private Investment Made Within This Urban Renewal Area  
during FY 2023

## ♣ Annual Urban Renewal Report, Fiscal Year 2022 - 2023

### TIF Taxing District Data Collection

Local Government Name:	URBANDALE (77G726)
Urban Renewal Area:	URBANDALE WESTOVER URBAN RENEWAL (77065)
TIF Taxing District Name:	URBANDALE CITY/DM SCH/URB WIND-HTS SS/04 WESTOVER TIF INCR
TIF Taxing District Inc. Number:	770648
TIF Taxing District Base Year:	2003
FY TIF Revenue First Received:	2006
Subject to a Statutory end date?	No

	UR Designation
Slum	No
Blighted	08/2004
Economic Development	08/2004

### TIF Taxing District Value by Class - 1/1/2021 for FY 2023

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	0	9,197,100	0	0	0	9,197,100	0	9,197,100
Taxable	0	0	8,277,390	0	0	0	8,277,390	0	8,277,390
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2023	4,051,000	5,146,100	3,282,017	1,864,083	58,527

FY 2023 TIF Revenue Received: 103,047

### TIF Taxing District Data Collection

Local Government Name:	URBANDALE (77G726)
Urban Renewal Area:	URBANDALE WESTOVER URBAN RENEWAL (77065)
TIF Taxing District Name:	URBANDALE CITY/WDM SCH/URB SS/04 WESTOVER TIF INCR
TIF Taxing District Inc. Number:	770650
TIF Taxing District Base Year:	2003
FY TIF Revenue First Received:	2007
Subject to a Statutory end date?	No

	UR Designation
Slum	No
Blighted	08/2004
Economic Development	08/2004

### TIF Taxing District Value by Class - 1/1/2021 for FY 2023

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	6,300,000	8,921,600	0	0	0	16,361,600	0	16,361,600
Taxable	0	3,410,203	8,029,440	0	0	0	12,166,393	0	12,166,393
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2023	11,067,310	5,294,290	3,307,937	1,986,353	58,664

FY 2023 TIF Revenue Received: 97,697



TIF Taxing District Data Collection

Local Government Name:	URBANDALE (77G726)
Urban Renewal Area:	URBANDALE WESTOVER URBAN RENEWAL (77065)
TIF Taxing District Name:	URBANDALE CITY/WDM SCH/URB WIND-HTS SS/04 WESTOVER TIF INCR
TIF Taxing District Inc. Number:	770652
TIF Taxing District Base Year:	2003
FY TIF Revenue First Received:	2009
Subject to a Statutory end date?	No

UR Designation	
Slum	No
Blighted	08/2004
Economic Development	08/2004

TIF Taxing District Value by Class - 1/1/2021 for FY 2023

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	0	6,329,700	0	0	0	6,329,700	0	6,329,700
Taxable	0	0	5,696,730	0	0	0	5,696,730	0	5,696,730
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2023	6,562,500	0	0	0	0

FY 2023 TIF Revenue Received: 0